HOUSING AUTHORITY OF SABINE PARISH MANY, LOUISIANA

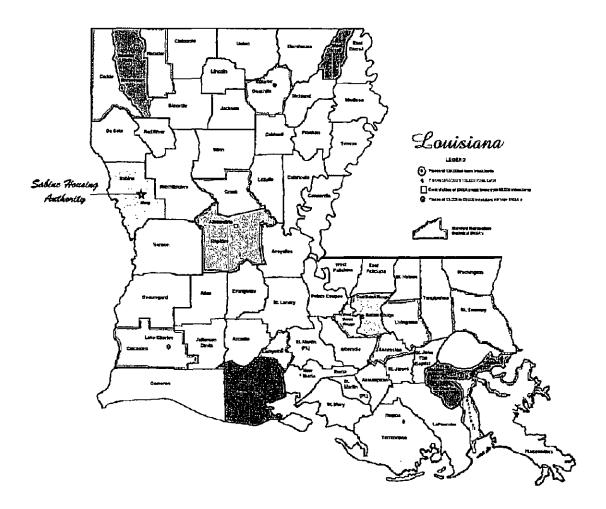
Basic Financial Statements and Independent Auditor's Reports

December 31, 2008

Under provisions of state law, this report is a public document. A copy of the report has been submitted to the entity and other appropriate public officials. The report is available for public inspection at the Baton Rouge office of the Legislative Auditor and, where appropriate, at the office of the parish clerk of court.

Release Date /0/21/09

HOUSING AUTHORITY OF SABINE PARISH MANY, LOUISIANA



Under the United States Housing Act of 1937, as amended, the U.S. Department of Housing and Urban Development (HUD) has direct responsibility for administering low income housing programs in the United States. Accordingly, HUD has contracted with the entity to administer certain HUD funds. The entity is a public corporation, legally separate, fiscally independent and governed by Board of Commissioners.

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INDEPENDENT AUDITOR'S REPORT

Housing Authority of Sabine Parish Many, Louisiana

We have audited the accompanying basic financial statements of the Housing Authority of Sabine Parish as of and for the year ended December 31, 2008, as listed in the table of contents. These basic financial statements are the responsibility of the Housing Authority's management. Our responsibility is to express an opinion on these basic financial statements based on our audit.

We conducted our audit in accordance with auditing standards generally accepted in the United States of America and the standards applicable to financial audits contained in *Government Auditing Standards*, issued by the Comptroller General of the United States. Those standards require that we plan and perform the audit to obtain reasonable assurance about whether the financial statements are free of material misstatement. An audit includes examining, on a test basis, evidence supporting the amounts and disclosures in the basic financial statements. An audit also includes assessing the accounting principles used and significant estimates made by management, as well as evaluating the overall financial statement presentation. We believe that our audit provides a reasonable basis for our opinion.

In our opinion, the basic financial statements referred to above present fairly, in all material respects, the financial position of the Housing Authority of Sabine Parish, as of December 31, 2008, and the respective changes in financial position and cash flows, thereof for the year then ended in conformity with accounting principles generally accepted in the United States of America.

In accordance with Government Auditing Standards, we have also issued our report dated May 7, 2009, on our consideration of the Housing Authority of Sabine Parish's internal control over financial reporting and on our test of its compliance with certain provisions of laws, regulations, contracts, and grant agreements and other matters. The purpose of that report is to describe the scope of our testing of internal control over financial reporting and compliance and the results of that testing, and not to provide an opinion on the internal control over financial reporting or on compliance. That report is an integral part of an audit performed in accordance with Government Auditing Standards and should be considered in assessing the results of our audit.

The management's discussion and analysis is not a required part of the basic financial statements but is supplementary information required by Governmental Accounting Standards Board. We have applied certain limited procedures, which consisted principally of inquiries of management regarding the methods of measurement and presentation of the required supplementary information. However, we did not audit the information and express no opinion on it.

Our audit was conducted for the purpose of forming opinions on the authority's basic financial statements taken as a whole. The accompanying Schedule of Expenditures of Federal Awards is presented for purposes of additional analysis as required by the U.S. Office of Management and Budget Circular A-133, Audits of States, Local Governments, and Non Profit Organizations, and is not a required part of the basic financial statements. The accompanying Financial Data Schedule, required by HUD, supplementary schedules, statements and information are presented for purposes of additional analysis, and are also not a required part of the basic financial statements. The schedule of expenditures of federal awards, Financial Data Schedule, supplementary schedules, statements and information have been subjected to the auditing procedures applied in the audit of the basic financial statements, and in our opinion, are fairly stated in all material respects in relation to the basic financial statements taken as a whole.

John R. Vercher PC

May 7, 2009 Jena, Louisiana

REQUIRED SUPPLEMENTAL INFORMATION

MANAGEMENT DISCUSSION AND ANALYSIS (MD&A)

December 31, 2008

Management's Discussion and Analysis (MD&A) December 31, 2008

As management of the Housing Authority of Sabine Parish, we offer readers of the authority's financial statements this narrative overview and analysis of the financial activities of the authority for the fiscal year ended December 31, 2008. We encourage readers to consider the information presented here in conjunction with the authority's financial statements, which are attached.

Financial Highlights

- The assets of the authority exceeded its liabilities at the close of the most recent fiscal year by \$3,898,834 (net assets).
- As of the close of the current fiscal year, the authority's ending unrestricted net assets were \$690.118.
- The authority's cash and balance at December 31, 2008 was \$664,716.
- The authority had total revenue of \$1,808,925 of which \$1,446,998 was operating revenues and \$361,927 was nonoperating revenues.
- The authority had total expenses of \$1,650,307, of which \$1,572,143 was for operating expenses and \$78,164 was for nonoperating expenses.
- The authority's capital outlay for the year was \$349,687.

Overview of the Financial Statements

The discussion and analysis is intended to serve as an introduction to the authority's basic financial statements. The authority's basic financial statements consist of the Statement of Net Assets, Statement of Revenue, Expenses and Changes in Net Assets, Statement of Cash Flows, and the notes to the financial statements. This report also contains the schedule of expenditures of federal award as supplementary information in addition to the basic financial statements themselves.

The Statement of Net Assets presents information on all of the Housing Authority's assets and liabilities, with the difference between the two reported as net assets. Over time, increases and decreases in net assets may serve as a useful indicator of whether the financial position of the Housing Authority is improving or deteriorating, or otherwise changing in a significant manner.

The Statement of Revenue, Expenses, and Changes in Net assets presents information detailing how the Housing Authority's net assets changed during the fiscal year. All changes in net assets are reported as soon as the underlying event giving rise to the change occurs, regardless of the timing of related cash flows. Thus, revenues and expenses are reported in this statement for some times that will only result in cash flows in the future fiscal periods (e.g., earned by not used vacation leave).

Management's Discussion and Analysis (MD&A) December 31, 2008

The Statement of Cash Flows provides information about the Housing Authority's cash receipts and cash payments during the fiscal year. The statement reports cash receipts, cash payments, and net changes in cash resulting form operations, financing and investing activities.

The authority has only one fund type, namely a proprietary fund. The Statement of Net Assets includes all of the authority's assets and liabilities. This fund type is unused for activities which are financed and operated in a manner similar to those in the private sector.

Housing Authority's Significant Programs

The Housing Authority has three programs which are consolidated into a single enterprise fund. The Housing Authority's programs consist of the following:

Low-Income Public Housing

Under the Conventional Public Housing Program, the Housing Authority rents units it owns to low-income families. The Conventional Public Housing Program is operated under an Annual Contribution Contract with HUD, and HUD provides an Operating Subsidy to enable the Housing Authority to provide housing to low income individuals and families.

Capital Fund Program

The Conventional Public Housing Program also includes the Capital Fund Program, the primary funding source for the Housing Authority's physical and management improvements. The funding calculation is based on the size and age of the Housing Authority's units.

Section 8 Housing Assistance - Housing Choice Voucher Program

These Programs assist low-income families in affording decent, safe and sanitary housing by encouraging property owners to construct new, or rehabilitate existing substandard housing, and then lease the units with rental subsidies to low income individual and families.

Reporting on the Housing Authority as a Whole

One of the most important questions asked about the Authorities finances is, "Is the Housing Authority as a whole better off, worse off, as a result of the achievements of the fiscal year 2008?" The Statement of Net Assets and the Statement and the Statement Revenues, Expenses, and Changes in Net Assets report information about the Housing Authority as a whole and about its activities in a way that helps answer this question. These statements include all assets and liabilities using the accrual basis of accounting, which is similar to the accounting used by most private-sector companies. All of the current year's revenues and expenses are taken into account regardless of when cash is received or paid.

Management's Discussion and Analysis (MD&A) December 31, 2008

The table below lists the asset and liability comparisons for the year ended December 31, 2008.

Statement of Net Assets

Category		2007		2008	% Change
Current Assets	- \$ ^	784,715	\$	881,868	12.3%
Capital Assets-Net of Depreciation		3,075,638		3,147,505	2.3%
Total Assets	_	3,860,353		4,029,373	4.3%
Current Liabilities		93,022		100,958	8.5%
Non-Current Liabilities		19,895		22,361	12.3%
Total Liabilities	-	112,917	-	123,319	9.2%
Invested in Capital Assets (Net)		3,075,638		3,147,505	2.3%
Restricted Net Assets		60,442		61,211	1.2%
Unrestricted Net Assets		611,356		697,338	14.0%
Total Net Assets	-	3,747,436		3,906,054	4.2%
Total Liability/Net Assets	\$	3,860,353	\$	4,029,373	4.3%

- Current assets increased by \$97,153 or 12.3% from last year. The primary reason for this increase is due to an increase in cash by \$86,477.
- Capital assets, net of accumulated depreciation decreased by \$71,867 or 2.3%. This change was caused by capital outlay in the amount of \$349,687 and depreciation expense in the amount of \$282,756.
- Current liabilities increased by \$7,936 or 8.5%. The primary reason for this change is because of a increase in payment in lieu of taxes in the amount of \$9,488.
- Non-current liabilities increased by \$2,466 or 12.3%. The primary reason for this change is because non-current accrued compensated absences increased by \$2,466.

Management's Discussion and Analysis (MD&A) December 31, 2008

The table below lists the revenue and expense comparisons for the year ended December 31, 2008.

Statement of Revenues, Expenses and Changes in Net Assets

Statement of Reve	nues, Exp		anges		
Category		2007		2008	% Change
Operating Revenue:					
Tenant Revenue	\$	282,599	\$	334,452	18.3%
HUD PHA Operating		941,205		1,034,673	9.9%
Capital Grants		301,543		349,688	15.9%
Investment Income		16,699		1 2,23 9	26.7%
Other Income		139,997		77,873	44.3%
Total Revenue		1,682,043		1,808,925	7.5%
Operating Expenses:					
Administrative		338,800		363,472	7.2%
Tenant Services		2,409		3,705	53.7%
Utilities		15,243		16,300	6.9%
Maintenance		451,232		399,726	14.1%
General		156,145		182,421	16.8%
Extraordinary Maintenance		2,220		2,220	0%
Housing Assistance Payment		305,504		323,763	5.9%
Casualty Losses Not Capitalized		64,930		75.9 44	156.9%
Depreciation		327,891		282,756	13.7%
Total Expense	_	1,664,374	_	1,650,307	1.9%
Prior Period Adjustment		5,098	_	-0-	
Net Operating Gain/Loss	\$	22,767	\$	158,618	564.7%

- Total revenues increased by \$126,882 or 7.5%. This increase was due to an increase in Capital Grants, Operating Grants, and rental income. HUD determines the amount of operating and capital grants the Authority will receive each year. Other revenue decreased due to the receipt of insurance proceeds in the prior year.
- Total expenses increased by \$14,067. This change is due to an overall increase in the cost to maintain the housing authority. Administrative expense increased in the amount of \$24,672, primarily due to increased wages. General operating expenses increased by \$26,276, primarily due to insurance and utility cost.

Management's Discussion and Analysis (MD&A) December 31, 2008

Capital Assets

As of December 31, 2008 the authority's investment in capital assets was \$3,147,505 (net of accumulated depreciation). This investment includes land, building, building improvements, office equipment, dwelling equipment, and maintenance equipment.

		2007		2008
Capital Assets	_		_	•
Land*	\$	171,442	\$	171,442
Building & Improvements		11,285,224		11,285,224
Furniture & Equipment		332,132		332,132
Construction in Progress*		301,543		651,231
Total Capital Assets		12,090,341	_	12,440,029
Less Accumulated Depreciation		(9,014,703)		(9,292,524)
Capital Assets, Net of Accumulated Depreciation	\$_	3,075,638	\$_	3,147,505

The Authority had no major fixed asset additions during the year other than CFP construction in progress.

Long Term Debt

The Authority does not have any long-term liabilities at this time.

Future Events that will impact the Authority

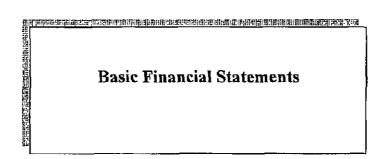
The authority relies heavily upon HUD operating subsidies. The amount appropriated has not currently been approved for the FYE 2009 year. Therefore, any results of budget shortfalls cannot be determined.

Contacting the Authority's Financial Management

The financial report is designed to provide a general overview of the authority's finances for all those with an interest. Questions concerning any of the information provided in this report or requests for additional financial information should be addressed to the following address:

Housing Authority of Sabine Parish 210 North Highland Drive P O Box 1565 Many, LA 71449-1565

^{*} Land in the amount of \$171,442 and Construction in Progress in the amount of \$651,231 are not being depreciated.



Housing Authority of Sabine Parish Many, Louisiana Statement of Net Assets December 31, 2008

CURRENT ASSETS		
Cash & Investments	\$	664,716
Receivables (Net)		29,528
Prepaid Insurance		35,755
Inventory, Net of Allowance		40,694
RESTRICTED ASSETS:		
Restricted Cash & Investments		111,175
TOTAL CURRENT ASSETS		881,868
Non-Current Assets		
Capital Assets		12,440,030
Less Accumulated Depreciation		(9,292,525)
TOTAL NON-CURRENT ASSETS		3,147,505
TOTAL ASSETS	_	4,029,373
CURRENT LIABILITIES		
Accounts Payable		10,457
Tenant Security Deposits		49,964
Accrued Compensated Absences		11,196
Accounts Payable - Other Government		29,341
TOTAL CURRENT LIABILITIES		100,958
Non-Current Liabilities		
Accrued Compensated Absences		22,361
TOTAL NON-CURRENT LIABILITIES	_	22,361
TOTAL LIABILITIES		123,319
NET ASSETS		
Invested in Capital Assets, Net of Related Debt		3,147,505
Restricted		61,211
Unrestricted	_	697,338
TOTAL NET ASSETS	\$	3,906,054

The accompanying notes are an integral part of this statement.

Housing Authority of Sabine Parish Many, Louisiana Statement Of Revenues, Expenses & Changes In Net Assets Year Ended December 31, 2008

OPERATING REVENUES		
HUD Operating Grants	\$	1,034,673
Rental Revenue		334,452
Other Revenue		77,873
TOTAL OPERATING REVENUE		1,446,998
OPERATING EXPENSES		
Housing Assistance Payments		323,763
General & Administrative		363,472
Repairs & Maintenance		399,726
Utilities		16,300
Tenant Services		3,705
Insurance		139,141
PILOT		29,341
Bad Debt		10,881
Compensated Absences		3,058
Depreciation		282,756
TOTAL OPERATING EXPENSES		1,572,143
OPERATING INCOME (LOSS)		(125,145)
NONOPERATING REVENUE (EXPENSE)		
Casualty Losses Not Capitalized		(75,944)
Extraordinary Maintenance		(2,220)
Interest Revenue		12,239
Capital Grants		349,688
TOTAL NONOPERATING REVENUE (EXPENSES)		283,763
CHANGE IN NET ASSETS		158,618
PRIOR PERIOD ADJUSTMENTS	-	-0-
TOTAL NET ASSETS – BEGINNING		3,747,436
TOTAL NET ASSETS - ENDING	\$	

Housing Authority of Sabine Parish Many, Louisiana Statement Of Cash Flows Year Ended December 31, 2008

CASH FLOWS FROM OPERATING ACTIVITIES		
Cash Received From Tenants	\$	339,186
Cash Received From Operating Subsidy		974,749
Cash Received From Other Revenue		77,87 3
Cash Payments to Suppliers for Goods & Services		(854,197)
Cash Payments to Employees for Services		(365,917)
Cash Payments to Local Governments (PILOT)		(19,852)
NET CASH PROVIDED (USED) BY OPERATING ACTIVITIES	_	151,842
CASH FLOWS FROM NONCAPITAL FINANCING ACTIVITIES		
Casualty Losses Not Capitalized		(75,944)
Extraordinary Maintenance		(2,220)
Increase (Decrease) in Restricted Assets		(4,943)
NET CASH PROVIDED (USED) BY NONCAPITAL FINANCING ACTIVITIES		(83,107)
CASH FLOWS FROM CAPITAL & RELATED FINANCING ACTIVITIES		
Capital Grants		349,688
Acquisition of Capital Assets		(349,688)
NET CASH PROVIDED (USED) BY CAPITAL & RELATED FINANCING ACTIVITIES		-0-
Cash Flows From Investing Activities		
Cash Provided by Interest From Investments		12,239
NET CASH PROVIDED (USED) BY INVESTING ACTIVITIES		12,239
NET INCREASE (DECREASE) IN CASH & CASH EQUIVALENTS		80,974
Cash, Beginning of Year		583,742
Cash, End of Year		664,716

The accompanying notes are an integral part of this statement.

Housing Authority of Sabine Parish Many, Louisiana Statement Of Cash Flows Year Ended December 31, 2008

Reconciliation

RECONCILIATION OF OPERATING INCOME TO NET CASH PROVIDED (USED) BY OPERATING ACTIVITIES

Operating Income (Loss)	\$ (125,145)
Depreciation Expense	282,756
(Increase) Decrease in Accounts Receivable	(19,306)
(Increase) Decrease in Inventory	10,312
(Increase) Decrease in Prepaid Insurance	(1,682)
(Increase) Decrease in Restricted Cash	(5,503)
Increase (Decrease) in Accounts Payable	2,456
Increase (Decrease) in Bank Overdraft	(1,654)
Increase (Decrease) in Accrued Wages/Payroll Taxes Payable	(7,673)
Increase (Decrease) in Compensated Absences	3,058
Increase (Decrease) in Payment in Lieu of Taxes	9,489
Increase (Decrease) in Tenant Security Deposits	4,734
TOTAL ADJUSTMENTS	 276,987
NET CASH PROVIDED (USED) BY OPERATING ACTIVITIES	 151,842
LISTING OF NONCASH INVESTING, CAPITAL, & FINANCIAL ACTIVITIES	
Contributions of Capital Assets From Government	\$ -0-

NOTES TO THE BASIC FINANCIAL STATEMENTS December 31, 2008

INTRODUCTION

The Housing Authority of Sabine Parish is a 262 unit apartment complex for persons of low income located in Many, Louisiana. The Authority is chartered as a public corporation for the purpose of administering decent, safe and sanitary dwelling for persons of low-income.

Legal title to the Authority is held by the Housing Authority of Sabine Parish, Louisiana, a non-profit corporation. The Authority is engaged in the acquisition, modernization, and administration of low-rent housing. The Authority is administered by a governing Board of Commissioners (the Board), whose members are appointed by the Sabine Parish Police Jury. Each member serves a four-year term and receives no compensation for their services. Substantially all of the Authority's revenue is derived from subsidy contracts with the U. S. Department of Housing and Urban Development (HUD). The annual contributions contracts entered into by the Authority and HUD provide operating subsidies for Authority-owned public housing facilities for eligible individuals.

Under the United States Housing Act of 1937, as amended, the U.S. Department of Housing and Urban Development (HUD) has direct responsibility for administering low-income housing programs in the United States. Accordingly, HUD has entered into a contract with the entity to make annual contributions (subsidies) for the purpose of funding its programs for low-income families.

GASB Statement No. 14 established criteria for determining the governmental reporting entity and component units that should be included within the reporting entity. Because the Housing Authority is legally separated and fiscally independent, the Housing Authority is a separate governmental reporting entity. The Housing Authority includes all funds, account groups, activities, etc., that are within the oversight responsibility of the Housing Authority.

The Housing Authority is a related organization of the Sabine Parish Police Jury because the Sabine Parish Police Jury appoints a voting majority of the Housing Authority's governing board. The Sabine Parish Police Jury is not financially responsible for the Housing Authority, as it cannot impose its will on the Housing Authority and there is no possibility for the Housing Authority to provide financial benefit to, or impose financial burdens on, the Sabine Parish Police Jury. According, the Housing Authority is not a component unit of the financial reporting entity of the Sabine Parish Police Jury.

BASIS OF PRESENTATION

As required by Louisiana State Reporting Law (LSA-R.S. 24:514) and HUD regulations, financial statements are presented in accordance with accounting principles generally accepted in the United States of America.

The accounts of the PHA are accounted for under the proprietary fund. Accordingly, the accompanying financial statements have been prepared in conformity with accounting principles generally accepted in the United States of America applied to governmental units.

NOTES TO THE BASIC FINANCIAL STATEMENTS - (CONTINUED)

Proprietary Fund Type – Proprietary fund is accounted for on the flow of economic resources measurement focus and uses the accrual basis of accounting. Under this method, revenues are recorded when earned and expenses are recorded at the time liabilities are incurred. The PHA applies all applicable FASB pronouncements in accounting and reporting for its proprietary operations. The PHA's funds include the following type:

Enterprise Fund — Enterprise fund is used to account for those operations that are financed and operated in a manner similar to private business or where the board has decided that the determination of revenues earned, costs incurred and/or net income is necessary for management accountability.

1. SUMMARY OF ORGANIZATION AND SIGNIFICANT ACCOUNTING POLICIES

A. BASIC FINANCIAL STATEMENTS

The basic financial statements (i.e., the statement of net assets and the statement of revenues, expenses and changes in net assets) report information on all of the activities of the authority.

B. MEASUREMENT FOCUS, BASIS OF ACCOUNTING, & FINANCIAL STATEMENT PRESENTATION

The basic financial statements are reported using the accrual basis of accounting. Revenues are recorded when earned and expenses are recorded when a liability is incurred, regardless of the timing of related cash flows. Grants and similar items are recognized as revenue as soon as all eligibility requirements imposed by the provider have been met.

The accompanying financial statements include the activities of several housing programs subsidized by HUD. A summary of each significant program is provided below.

- Low Income Housing Program The purpose of the low income housing program is to provide decent and affordable housing to low income families at reduced rents. The developments are owned, maintained and managed by the authority. The developments are acquired, developed and modernized under HUD's capital funds programs. Funding of the program operations is provided via federal annual contribution contracts (operating subsidies) and tenant rents (determined as a percentage of family income, adjusted for family composition).
- Capital Fund Program The Conventional Public Housing Program also includes the Capital
 Fund Program, the primary funding source for the Housing Authority's physical and
 management improvements. The funding calculation is based on the size and age of the Housing
 Authority's units.

NOTES TO THE BASIC FINANCIAL STATEMENTS - (CONTINUED)

• Section 8 Housing Assistance – Housing Choice Voucher Program – These Programs assist low-income families in affording decent, safe and sanitary housing by encouraging property owners to construct new, or rehabilitate existing substandard housing, and then lease the units with rental subsidies to low income individual and families.

Private-sector standards of accounting and financial reporting issued prior to December 1, 1989, generally are followed in the proprietary fund financial statements to the extent that those standards do not conflict with or contradict guidance of the Governmental Accounting Standards Board. Governments also have the option of following subsequent private-sector guidance for their business-type activities and enterprise funds, subject to their same limitation. The authority has elected not to follow subsequent private-sector guidance.

As a general rule, the effect of Interfund activity has been eliminated from the basic financial statements. Exceptions to this general rule are payments-in-lieu of taxes and other charges between the government's enterprise operations. Elimination of these charges would distort the direct cost and program revenues reported for the various functions concerned.

Operating revenues and expenses have been reported separately from nonoperating items. Operating revenues and expenses generally result from providing services and producing and delivering goods in connection with an enterprise fund's principal ongoing operations. The primary operating revenue of the housing authority is derived from tenant revenue. Operating expenses for enterprise funds include the cost of sales and services, administrative expenses, and depreciation on capital assets. All revenues and expenses not meeting this definition are reported as nonoperating revenues and expenses.

When both restricted and unrestricted resources are available for use, it is the housing authority's policy to use restricted resources first, then unrestricted resources as they are needed.

C. Deposits & Investments

The authority's cash and cash equivalents are considered to be cash on hand, demand deposits, and short-term investments with original maturities of three months or less from the date of acquisition. State law and the authority's investment policy allow the housing authority to invest in collateralized certificated of deposits, government backed securities, commercial paper, the state sponsored investment pool, and mutual funds consisting solely of government backed securities.

Investments (bank certificate of deposits in excess of 90 days) for the authority are reported at fair value.

NOTES TO THE BASIC FINANCIAL STATEMENTS - (CONTINUED)

D. RECEIVABLES & PAYABLES

Activity between funds that are representative of lending/borrowing arrangements outstanding at the end of the fiscal year referred to as either "due to/from other funds" (i.e., the current portion of Interfund loans) or "advances to/from other funds" (i.e., the non-current portion of Interfund loans). All other outstanding balances between funds are reported as "due to/from other funds."

Advances between funds, as reported in the accompanying financial statements, are offset by a restriction on net assets. All trade and other receivables are shown net of an allowance for uncollectives.

E. INVENTORIES & PREPAID ITEMS

All inventories are valued at cost using the first-in/first out method. Inventories are recorded as expenditures when consumed rather than when purchased. Certain payments to vendors reflect costs applicable to future accounting periods and are recorded as prepaid items in both basic and fund financial statements.

F. RESTRICTED ASSETS

The following accounts are restricted:

Tenant Security Deposit Cash	\$ 49,964
Section 8 HAP Payment	 61,211
Total Restricted	\$ 111,175

G. CAPITAL ASSETS

Capital assets, which include land, buildings, improvements, and equipment, are reported in columns in the basic financial statements. Capital assets are capitalized at historical cost. The PHA maintains a threshold level of \$500 or more for capitalizing capital assets.

The costs of normal maintenance and repairs that do not add to the value of the asset or materially extend assets lives are not capitalized.

Major outlays for capital assets and improvements are capitalized as projects are constructed. Interest incurred during the construction phase of capital assets is included as part of the capitalized value of the assets constructed.

All capital assets, other than land, are depreciated using the straight-line method over the following useful lives:

Buildings	20 Years
Buildings Improvements	10 Years
Nondwelling Structures	10 Years
Vehicles	5 Years

NOTES TO THE BASIC FINANCIAL STATEMENTS - (CONTINUED)

H. COMPENSATED ABSENCES

The authority follows the civil service guidelines for vacation and sick leave. Employee's time is accumulated in accordance to hours worked per month. At year-end, time not used is accumulated.

At December 31, 2008, employees of the PHA have accumulated and vested \$33,557 of employee leave benefits, computed in accordance with GASB Codification Section C60. The balance of accrued compensated absences at December 31, 2008 was \$11,196 recorded as current obligation and \$22,361 recorded as non-current obligation.

I. LONG-TERM OBLIGATIONS

In the basic financial statements, long-term debt and other long-term obligations are reported as liabilities. Bond premiums and discounts, as well as issuance costs, are deferred and amortized over the life of the bonds using the effective interest method. Bonds payable are reported net of the applicable bond premium or discount. Bond issuance costs are reported as deferred charges and amortized over the term of the related debt.

J. EXTRAORDINARY & SPECIAL ITEMS

Extraordinary items are transactions or events that are both unusual in nature and infrequent in occurrence. Special items are transactions or events within the control of the housing authority, which are either unusual in nature or infrequent in occurrence.

K. ESTIMATES

The preparation of financial statements inconformity with accounting principles generally accepted in the United States of America require management to make estimates and assumptions that affect the reported amounts of assets and liabilities and disclosure of contingent assets and liabilities at the date of the financial statements and the reported amounts of revenues, expenditures, and expenses during the reporting period. Actual results could differ from those estimates.

2. CASH & INVESTMENTS (CD'S IN EXCESS OF 90 DAYS)

At December 31, 2008, the housing authority has cash and investments (book balances) totaling \$775,891 as follows:

Demand deposits	\$ 466,119
Time deposits	 309,772
Total	\$ 775,891

NOTES TO THE BASIC FINANCIAL STATEMENTS - (CONTINUED)

These deposits are stated at cost, which approximated market. Under state law, these deposits (or the resulting bank balances) must be secured by federal deposit insurance or the pledge of securities owned by the fiscal agent bank. The market value of the pledged securities plus the federal deposit insurance must at all times equal the amount on deposit with the fiscal agent. These securities are held in the name of the pledging fiscal agent bank in a holding or custodial bank that is mutually acceptable to both parties.

Deposits

It is the housing authority's policy for deposits to be 100% secured by collateral at market or par, whichever is lower, less the amount of the Federal Deposit Insurance Corporation insurance. The housing authority's deposits are categorized to give an indication of the level of risk assumed by the housing authority at year end. The categories are described as follows:

- Category 1 Insured or collateralized with securities held by the housing authority or by its agent in the housing authority's name.
- Category 2 Collateralized with securities held by the pledging financial institution's trust department or agent in the housing authority's name.
- Category 3 Uncollateralized.

Deposits were fully secured as of December 31, 2008.

3. ACCOUNTS RECEIVABLE

The receivables of \$44,710 as of December 31, 2008 are as follows:

PHA Projects	\$ 25,349
Tenants	4,180
Allowance For Doubtful Accounts	 (1)
Total	\$ 29,528

4. <u>CAPITAL ASSETS</u>

Capital assets activity for the year ended December 31, 2008 was as follows:

		Beginning						Ending
Capital Assets	_	Balance		Additions		Deletions		Balance
Land*	\$	171,442	\$	-0-	\$	-0-	\$	171,442
Building & Improvements		11,285,224		-0-		-0-		11,285,224
Furniture & Equipment		332,132		-0-		-0-		332,132
Construction in Progress*		301,543		349,687		0-		_ 651,231
Total Capital Assets		12,090,342	_	349,687	-	-0-	_	12,440,029
Less Accumulated Depreciation	_	(9,014,703)	_	(283,821)	_	6,000		(9,292,524)
Capital Assets, Net of Accumulated Depreciation	\$	3,075,639	\$_	65,866	\$	6,000	\$	3,147,505

^{*}Land in the amount of \$171,442 and Construction in Progress in the amount of \$301,543 are not being depreciated.

NOTES TO THE BASIC FINANCIAL STATEMENTS - (CONTINUED)

5. <u>ACCOUNTS, SALARIES, & OTHER PAYABLES</u>

The payables of \$73,355 as of December 31, 2008 are as follows:

Accounts Payable	\$ 10,457
Accrued Compensated Absences	33,557
Accrued Pilot	 29,341
Total	\$ 73,355

6. RETIREMENT SYSTEMS

The housing authority provides benefits for all full-time employees through a Simplified Employee Pension (SEP) Plan. In a defined contribution plan, benefits depend solely on amounts contributed to the plan, plus investment earnings. The entity contributes 15% of the employee's effective compensation. The housing authority's contributions for each employee (and interest allocated to the employee account) vest at 20% annually for each year of participation. An employee is fully vested after obtaining permanent employment status after six months.

The housing authority's total payroll for the fiscal year ending December 31, 2008 was \$408,789. The housing authority's contributions were calculated using the base salary amount of \$408,789. Contributions to the plan were \$61,318 for the year ended December 31, 2008, of which \$61,318 was paid by the housing authority and \$-0- was paid by employees.

7. <u>LONG-TERM OBLIGATIONS</u>

To provide for the development and modernization of low-rent housing units, the PHA issued New Housing Authority Bonds and Permanent Notes-FFB. These bonds and notes are payable by HUD and secured by annual contributions. The bonds and notes do not constitute a debt by the authority, and accordingly, have not been reported in the accompanying financial statements. This debt has been reclassified to HUD equity.

8. FEDERAL COMPLIANCE CONTINGENCIES

The authority is subject to possible examinations made by federal regulators who determine compliance with terms, conditions, laws and regulations governing grants given to the entity in the current and prior years. These examinations may result in required refunds by the entity to federal grantors and/or program beneficiaries.

NOTES TO THE BASIC FINANCIAL STATEMENTS - (CONTINUED)

9. ECONOMIC DEPENDENCY

Statement of Financial Accounting Standard (SFAS) No. 14 requires disclosure in financial statements of a situation where one entity provides more than 10% of the audited entity's revenues. The Department of Housing & Urban Development provided \$1,358,925 to the housing authority, which represents approximately 76% of the housing authority's revenues for the year.

10. <u>COMMITMENTS & CONTINGENCIES</u>

Litigation - The housing authority is not presently involved in litigation.

Construction Projects - There are certain major construction projects in progress as of December 31, 2008. These include modernizing rental units. These projects are being funded by HUD. Funds are requested periodically as the cost is incurred.

Grant Disallowances - The housing authority participates in a number of federally assisted grant programs. Although the grant programs have been audited in accordance with the Single Audit Act Amendments of 1996 and OMB Circular No. A-133 through December 31, 2008, these programs are still subject to compliance audits. Housing authority management believes that the amount of disallowances, if any, which may arise from future audits will not be material.

11. RISK MANAGEMENT

The housing authority is exposed to various risks of loss related to torts; theft of, damage to and destruction of assets; errors and omissions; and natural disasters for which the housing authority carries commercial insurance.

Other Supplemental Schedules

Housing Authority of Sabine Parish Many, Louisiana Schedule of Compensation Paid to Board of Commissioners Year Ended December 31, 2008

Board Commissioner	Title	Salary
Cecil Brumley	President	\$ 150
Hazel Terry	Vice-President	\$100
Kenneth Hopkins	Commissioner	\$100
Tim Evans	Commissioner	\$100
Gene Craig	Commissioner	\$100

Each board commissioner received the above salary amount per month when present.

Supplementary Information

Statement and Certification of Actual Modernization Cost Annual Contribution Contract December 31, 2008

The Actual Modernization Costs are as follows:	-	Complete CFP Project 2006	Complete CFP Project 2007	Total
Funds Approved Total	\$	422,897 \$	393,641 \$	816,538
Funds Expended Y-T-D	-	(422,897)	(393,641)	(816,538)
Excess of Funds Approved	_	-0-	-0-	-0-
2. Funds Advanced Y-T-D		422,897	393,641	816,538
Funds Expended Y-T-D	_	(422,897)	(393,641)	(816,538)
Excess of Funds Advanced	\$ _	-0- \$	-0- \$	-0-

- 3. The distribution of costs by project as shown on the final schedule of Capital Fund expenditures accompanying the actual Capital Fund cost certificate submitted to HUD for approval is in agreement with the PHA's records.
- 4. All Capital Fund costs have been paid and all related liabilities have been discharged through payment.

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INDEPENDENT AUDITOR'S REPORT ON COMPLIANCE AND ON INTERNAL CONTROL OVER FINANCIAL REPORTING BASED ON AN AUDIT OF FINANCIAL STATEMENTS PERFORMED IN ACCORDANCE WITH GOVERNMENT AUDITING STANDARDS

Housing Authority of Sabine Parish Many, Louisiana

We have audited the financial statements of the Housing Authority of Sabine Parish, as of and for the year ended December 31, 2008, and have issued our report thereon dated May 7, 2009. We conducted our audit in accordance with auditing standards generally accepted in the United States of America and the standards applicable to financial audits contained in *Government Auditing Standards*, issued by the Comptroller General of the United States.

Internal Control Over Financial Reporting

In planning and performing our audit, we considered the Housing Authority of Sabine Parish's internal control over financial reporting as a basis for designing our auditing procedures for the purpose of expressing our opinion on the financial statements, but not for the purpose of expressing an opinion on the effectiveness of the Housing Authority of Sabine Parish's internal control over financial reporting. Accordingly, we do not express an opinion on the effectiveness of the Housing Authority of Sabine Parish's internal control over financial reporting.

A control deficiency exists when the design or operation of a control does not allow management or employees, in the normal course of performing their assigned functions, to prevent or detect misstatements on a timely basis. A significant deficiency is a control deficiency, or combination of control deficiencies, that adversely affects the entity's ability to initiate, authorize, record, process, or report financial data reliably in accordance with generally accepted accounting principles such that there is more than a remote likelihood that a misstatement of the entity's financial statements that is more than inconsequential will not be prevented or detected by the Housing Authority of Sabine Parish's internal control.

A material weakness is a significant deficiency, or combination of significant deficiencies, that results in more than a remote likelihood that a material misstatement of the financial statements will not be prevented or detected by the Housing Authority of Sabine Parish's internal control.

Our consideration of internal control over financial reporting was for the limited purpose described in the first paragraph of this section and would not necessarily identify all deficiencies in internal control that might be significant deficiencies or material weaknesses. We did not identify any deficiencies in internal control over financial reporting that we consider to be material weaknesses, as defined above.

Compliance and Other Matters

As part of obtaining reasonable assurance about whether the Housing Authority of Sabine Parish's financial statements are free of material misstatement, we performed tests of its compliance with certain provisions of laws, regulations, contracts and grant agreements, noncompliance with which could have a direct and material effect on the determination of financial statement amounts. However, providing an opinion on compliance with those provisions was not an objective of our audit and, accordingly, we do not express such an opinion. The results of our tests disclosed no instances of noncompliance or other matters that are required to be reported under Government Auditing Standards except as follows and discussed in the Schedule of Findings and Questioned Costs.

2008-C-1 Compensation to Board Commissioners

The Housing Authority of Sabine Parish's response to the findings identified in our audit is described in the accompanying schedule of findings and responses. We did not audit the Housing Authority of Sabine Parish's response and, accordingly, we express no opinion on it.

This report is intended solely for the information and use of the audit committee, management, federal awarding agencies and Legislative Auditor's Office and is not intended to be and should not be used by anyone other than these specified parties. However, this report is a public document and its distribution is not limited.

John R. Vercher PC

May 7, 2009 Jena, Louisiana

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REPORT ON COMPLIANCE WITH REQUIREMENTS APPLICABLE TO EACH MAJOR PROGRAM AND INTERNAL CONTROL OVER COMPLIANCE IN ACCORDANCE WITH OMB CIRCULAR A-133

Housing Authority of Sabine Parish Many, Louisiana

Compliance

We have audited the compliance of the Housing Authority of Sabine Parish, with the types of compliance requirements described in the U.S. Office of Management and Budget (OMB) Circular A-133 Compliance Supplement that are applicable to each of its major federal programs for the year ended December 31, 2008. The Housing Authority of Sabine Parish's major federal programs are identified in the summary of auditor's results section of the accompanying schedule of findings and questioned costs. Compliance with the requirements of laws, regulations, contracts, and grants applicable to each of its major federal programs is the responsibility of the Housing Authority of Sabine Parish's management. Our responsibility is to express an opinion on the Housing Authority of Sabine Parish's compliance based on our audit.

We conducted our audit of compliance in accordance with auditing standards generally accepted in the United States of America; the standards applicable to financial audits contained in Government Auditing Standards, issued by the comptroller General of the United States; and OMB Circular A-133, Audits of States, Local Governments, and Non-Profit Organizations. Those standards and OMB Circular A-133 require that we plan and perform the audit to obtain reasonable assurance about whether noncompliance with the types of compliance requirements referred to above that could have a direct and material effect on a major federal program occurred. An audit includes examining, on a test basis, evidence about the Housing Authority of Sabine Parish's compliance with those requirements and performing such other procedures, as we considered necessary in the circumstances. We believe that our audit provides a reasonable basis for our opinion. Our audit does not provide legal determination on the Housing Authority of Sabine Parish's compliance with those requirements.

In our opinion, the Housing Authority of Sabine Parish, Louisiana, complied, in all material respects, with the requirements referred to above that are applicable to each of its major federal programs for the year ended December 31, 2008.

MEMBER_ ——AMERICAN INSTITUTE OF CERTIFIED PUBLIC ACCOUNTANTS—— SOCIETY OF LOUISIANA CERTIFIED PUBLIC ACCOUNTANTS

Internal Control Over Compliance

The management of the Housing Authority of Sabine Parish is responsible for establishing and maintaining effective internal control over compliance with requirements of laws, regulations, contracts, and grants applicable to federal programs. In planning and performing our audit, we considered the Housing Authority of Sabine Parish's internal control over compliance with requirements that could have a direct and material effect on a major federal program in order to determine our auditing procedures for the purpose of expressing our opinion on compliance, but not for the purpose of expressing an opinion on the effectiveness of internal control over compliance. Accordingly, we do not express an opinion on the effectiveness of the Housing Authority of Sabine Parish's internal control over compliance.

A control deficiency in an entity's internal control over compliance exists when the design or operation of a control does not allow management or employees, in the normal course of performing their assigned functions, to prevent or detect noncompliance with a type of compliance requirement of a federal program on a timely basis. A significant deficiency is a control deficiency, or combination of control deficiencies, that adversely affects the entity's ability to administer a federal program such that there is more than a remote likelihood that noncompliance with a type of compliance requirement of a federal program that is more than inconsequential will not be prevented or detected by the entity's internal control.

A material weakness is a significant deficiency, or combination of significant deficiencies, that results in more than a remote likelihood that material noncompliance with a type of compliance requirement of a federal program will not be prevented or detected by the entity's internal control.

Our consideration of the internal control over compliance was for the limited purpose described in the first paragraph of this section and would not necessarily identify all deficiencies in internal control that might be significant deficiencies or material weaknesses. We did not identify any deficiencies in internal control over compliance that we consider to be material weaknesses, as defined above.

This report is intended solely for the information and use of management, the Legislator Auditor, and federal awarding agencies and is not intended to be and should not be used by anyone other than these specified parties; however, this document is public record and its distribution is not limited.

John R. Vercher PC

May 7, 2009 Jena, Louisiana

Schedule of Expenditures of Federal Awards For the Year Ended December 31, 2008

U. S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT	Federal CFDA Number	Agency Or Pass-Through Number	- -	Federal Disbursements/ Expenditures
Low Rent Public Housing	14.850	N/A	\$	587,318
Housing Choice Voucher Program	14.871	N/A		392,939
Public Housing Capital Fund Program	14.872	N/A		351,688
Total Federal Expenditures			\$_	1,331,945

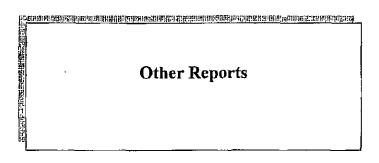
NOTE TO SCHEDULE OF EXPENDITURES OF FEDERAL AWARDS

Note A - Single Audit Requirements

In July 1996, the Single Audit Act Amendments of 1996 (1996 Act) were enacted and superseded the Single Audit Act of 1984. In June 1997 OMB issued a revised Circular A-133, Audits of States, Local Governments, and Non-Profit Organizations, to implement the changes from the 1996 Act and to rescind Circular A-128. The new requirements state that an entity expending \$500,000 or more of federal funds adhere to the requirements of Single Audit.

The funds used to account for these funds use the accrual basis of accounting.

Presented for purposes of additional analysis only.



HOUSING AUTHORITY OF SABINE PARISH MANY, LOUISIANA

SCHEDULE OF FINDINGS AND QUESTIONED COST For the Year Ended December 31, 2008

We have audited the basic financial statements of the Housing Authority of Sabine Parish, as of and for the year ended December 31, 2008 and have issued our report thereon dated May 7, 2009. We conducted our audit in accordance with generally accepted auditing standards and the standards applicable to financial audits contained in *Government Auditing Standards*, issued by the Comptroller General of the United States and provisions of OMB Circular A-133. Our audit of the financial statements as of December 31, 2008 resulted in an unqualified opinion.

Section I Summary of Auditor's Reports

a.	. Report on Internal Control and Compliance Material to the Financial Statements				
	Internal Control Material Weaknesses Yes No Other Conditions Yes No				
	Compliance Compliance Material to Financial Statements				
b.	Federal Awards				
	Internal Control Material Weaknesses Yes No Other Conditions Yes No				
	Type of Opinion On Compliance Unqualified Qualified For Major Programs Disclaimer Adverse				
	Are the findings required to be reported in accordance with Circular A-133, Section .510(a)?				
	☐ Yes ⊠ No				
c.	Identification Of Major Programs:				
CF	FDA Number (s) Name Of Federal Program (or Cluster)				
14.	14.850 Public and Indian Housing				
	Dollar threshold used to distinguish between Type A and Type B Programs: \$\\\\\$300.000\$				
Is t	the auditee a 'low-risk' auditee, as defined by OMB Circular A-133?				

HOUSING AUTHORITY OF SABINE PARISH MANY, LOUISIANA

SCHEDULE OF FINDINGS AND QUESTIONED COST For the Year Ended December 31, 2008

Section II Financial Statement Findings Required To Be Reported In Accordance With GAGAS

Reference	Description of Finding	Recommendation
2008-C-1	Compensation to Board of Commissioners In the HUD publication "Terms and Conditions" under Section 14 of Employer Requirements, Part B states that "No funds of any project may be used to pay any compensation for services of members of Housing Authority Board of Commissioners. The PHA paid the Board of Commissioners the following fees per board meeting: Chairman \$150 Members \$100	The PHA should discontinue paying compensation to the Board of Commissioners.

Section III Internal Control

No items to report.

Section IV Federal Awards Findings and Questioned Costs

No items to report.

HOUSING AUTHORITY OF SABINE PARISH MANY, LOUISIANA For the Year Ended December 31, 2008

MANAGEMENT LETTER COMMENTS

During the course of our audit, we observed conditions and circumstances that may be improved. Below are findings noted for improvement, our recommendation for improvement and the Housing Authority's plan for corrective action.

CURRENT YEAR MANAGEMENT LETTER COMMENTS

2008-M-1 Annual Filing of Financial Statements

Finding: LSA-RS 24:514, LSA-RS 33:463, and/or LSA-RS 39:92, as applicable, require that governmental units file their financial statements annually with the Legislative Auditor's Office within six months of the entity's year end closing. The PHA's auditor was unable to complete the "submission" to REAC within the six month time frame to finalize the engagement because the REAC website was under repair and not functioning.

Recommendation: The Authority should have its financial statements filed with the Legislature Auditor's Office within six months of the year end closing.

HOUSING AUTHORITY OF SABINE PARISH MANY, LOUISIANA

For the Year Ended December 31, 2008

MANAGEMENT'S CORRECTIVE ACTION FOR CURRENT YEAR AUDIT FINDINGS

Reference	Description of Finding	Corrective Action Planned	Contact Person	Anticipated Completion Date
2008-C-1	Compensation to Board of Commissioners	The PHA has discontinued paying compensation to the Board of Commissioners.	Doug Gauntt	December 31, 2009
2008-M-1	Annual Filing of Financial Statements	The Authority will begin filing its financial statements within six months of its year end closing when REAC completes its repair of its website.	Doug Gauntt	December 31, 2009

HOUSING AUTHORITY OF SABINE PARISH MANY, LOUISIANA

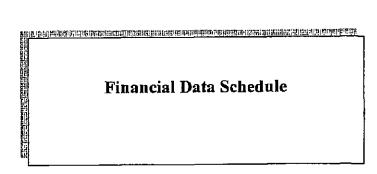
MANAGEMENT'S SUMMARY OF PRIOR YEAR FINDINGS

Legislative Auditor State of Louisiana Baton Rouge, Louisiana 70804-9397

The management of the Housing Authority of Sabine Parish has provided the following action summaries relating to audit findings brought to their attention as a result of their financial audit for the year ended December 31, 2007.

PRIOR YEAR FINDINGS

There were no prior year audit findings.



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Account receivable - miscellaneous Account receivable - miscellaneous Account receivable - miscellaneous Account receivable - tonants Accounts receivable - tonants Allowance for doubtful accounts - other Notes, Laurs as Mortwages Receivable - Current Notes, Laurs as Mortwages Receivable - current Notes, Laurs as Mortwages Receivable - other Arlowance for coubtful accounts Arlowance for coubtful accounts Arlowance for coubtful accounts Arlowance for coupting Arlowance for doubtful accounts Arlowance for coupting Arlowance for doubtful accounts Arlowance for doubtful assets Arlowance for observed Arlowance for observed for payment of current hability Arlowance for observed for payment of current hability Arlowance for observed for payment of current hability Arlowance for observed for payment of the form Arlowance for observed form Arlowance for observed for form Arlowance for form Arlowan	125-050	receivable - miscellaneous -	
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Accounts receivable - tonants Allowance for doubtful accounts - other Notes, Loans to Mortwages Receivable - Current Praud recovery Allowance for counts - other Notes, Loans to Mortwages Receivable - Current Praud recovery Allowance for counts - other Total receivables, net of allowance for doubtful accounts Investments - restricted Investments - restricted Investments - Restricted for payment of current hability Prepaid expenses and other assets Inventories Allowance for obvolete invertibles Allowance for obvolete invertibles Allowance for obvolete invertibles Inter program - due from	125		11日にはいるは、野田の
N. owance for toubt's ecounts - tenents Allowance for doubtful accounts - other Notes, Laura or Mortwages Receivable - Current Fraud recovery Allowance for coubtral accounts - and Allowance for coubtral accounts Allowance for gayment of current hability Breat expenses and other assets Allowance for ourself or payment of current hability Allowance for ourself or payment of the form Allowance for ourself or ourself or payment of the form Allowance for ourself or	126	Accounts receivable - tenants	S 1 FP 14 T80
Allowance for doubth, accounts - other Notes, Lours & Mortgages Receivable - Current Standard recovery Allowance for coubtral accounts - out d Standard recovery Allowance for coubtral accounts Standard receivables, net of allowance for doubtful accounts Standard receivables, net of allowance for payment of current hability Standard receivables and other assets Standard r	. 92	A owance for coubt' I accourts - tenants	
Notes, Loans it Mortwages Receivable - Current Fraud recovery A Towanic for coubing accounts - init d A Towanic for coubing accounts - init d A Towanic for coubing accounts A Towanic for coubing accounts A Towanic for couping Investments - intestricted Investments - restricted for payment of current hability Prepaid expenses and other assets Inventories Inventories A Towanic for or investments A Towanic	:26.2	Allowance for doubtful accounts - other	
Fraud recovery A lowance for coubing accounts - Liked A lowance for coubing accounts A lowance for coubing accounts Selection	17.	ン	4, 1,5
A Towarice for enable accounts - tied Accounts A Towarice for enable B A Total receivables, net of allowance for doubtful accounts B A Total receivables, net of allowance for doubtful accounts B B A Total receivables, net of allowance for doubtful accounts B B B B B B B B B	128	ł	1
Aberical interest receivable, net of allowance for doubtful accounts SF 1/2 Total receivables, net of allowance for doubtful accounts SF 1/2 Investments - unrestricted SF 1/2 Investments - restricted SF 1/2 Investments - Restricted for payment of current liability SF 1/2 Inventones and other assets SF 1/2 Inventones Allowance for obsolete liven order SF 1/2 Allowance for obsolete liven order SF 1/2 Inter program - due from SF 1/2	128 1	- איווניסבבה 1י-Date	1
Total receivables, net of allowance for doubtful accounts Investments - unrestricted State Sta	139	יאבנובנו ואנובראן ופניואשףים	
Investments - unrestricted SPECHT	120	Total receivables, net of allowance for doubtful accounts	
Ervestments - "estricted for payment of current hability Set Total Set	131	Investments - unrestricted	1. 形区划,是由5. 中華中華 至1.36
Investments - Restricted for payment of current Inbility Prepaid expenses and other assets Safe and other assets Safe and other assets Safe and other assets Allowance of about the program - due from Safe and and allowance of a safe and a	132	נרעפאדדיים - "פאלחכיפני	
Prepaid expenses and other assets Inventories	135	linvestments - Restricted for payment of current hability	月月年
Inventones A lowaries A	£.	Premaid expenses and other assets	441
A lowant or or or solete inven or es thit program - due from	143	Liventories	
Inter program - due from	: 13.	Alowance or absolute incinities	14
	:4	Inter program - due from	E.

	<u> </u>	Livestments - unrestricted	1863 705 12年111 三五年
	75	[avintration of the base of th	The state of the s
	777	יים בייונים ב פוום ווצמג יו	
	135	Investments - Restricted for payment of current hability	言語響いる。明報ではない
	15.	Prepaid expenses and other assets	でして、これができることである。
	143	Inventories	ののでのでは、近年では、近年のでは、大学のでは、一年のでは、一年のでは、日本のでは、
-		par lostrations and the state of the state o	の。時間に指引に持ついる。
`	7	A loware or or solete in eii ories	AD 日本では 日本の日本の日本の日本の日本の日本の日本の日本の日本の日本の日本の日本の日本の日
	.1	Liter program - due from	CONTROL SERVICE
]		\

Total Projects		· 1000年1100日
Description		
	Assets held for sale	Total Current Assets
Line Item	145	150

16	Land	「の下がより」に表現が、「なっ
162	Buildings	4.3
163	Furniture, equipment and machinery - dwellings	は江東書きては大田
164	tion	14. W.
165	old improvements	SCOTT WITH THE STATE OF THE STA
99'	Accumulated depreciation	(30 CO
/9'	Construction in progress	が上には、 では、 たが問わる上
168	Irfrastructure	では、一般のでは、一般のでは、
1(5()	Total capital assets, net of accumulated depreciation	3,147,505

2.0-1.	Notes, Loans, & modifiages receivable - Non-current - No. For Profit	· 19 15 19 19 19 19 19 19 19 19 19 19 19 19 19
171-020	Notes, Loans, & mortgages receivable - Non-current - Partnership	
171 030	ans,	1000 1000 1000 1000 1000 1000 1000 100
171-040		1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1
171-050	Notes, Loans, & mortgages receivable - Non-current - Other	Comment of the second of the s
171-060	Other - Comment	
17.	Notes, Loans, & mortgages receivable - Non-current	
172-010	Notes. Loans, & mortgages receivable - Non-current - past due - Not For Profit	
172-020	Notes. Loans, & mortgages receivable - Non-current - Partnership	1 (TELL) WEST - ST
172-030	Notes. Loans, & mor. gages recensels - Non-cuner (- Joint Venture	The state of the s
172-040	Notes, Loans, & mortgages receivable - Non-current - Tax Credit	京の 一般の 一般の 一般の 一般の 一般の 一般の 一般の 一般の 一般の 一般
172-050	Notes. Loans, & mortgagers receivable - No r-cur ent - Other	
172-060	Other - Comment	
اريا ب	Notes, Loans, & mortgages receivable - Non-current - past due	The second secon
7.3	ceivabre – Non-cument	
174-010	Other assets - Not For Profit	
174 626	Other assets - Partnersnip	1 - 1 - 1 - 1 - 1 - 1 - 1 - 1 - 1 - 1 -
174-030	Other assets - Joint Venture	是一个一个一个一个一个一个一个一个一个一个一个一个一个一个一个一个一个一个一个
174-040	Other assets - Tex Creatr	
174-050	Other assets - Other	是是是一种的。 1000年,10
174-060	Other - Comment	
174	Other assets	Control of the second s
176-010	Investment in Joint venture - Not For Profit	では、1950年に、1950年に、1
176-020	Intestment in Joint wasters a Darmarchin	1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1

Total Projects	では、これの	古典。	元·阿斯克斯·阿鲁斯克斯·西克		は、これには、これには、これには、これには、これには、これには、これには、これに	[202][2][2][2][2][2][2][3][3][3][3][3][3][3][3][3][3][3][3][3]
The sempling of the sempling o	nvestment in Joint venture - Joint Vanture	tent in Joint venture - Tax Credit	nvestment in Joint venture - Other	Солителт	nent in joint venture	lon-current Assets
	Investra	Investme	Investn	Other -	Investm	Total N
Line Item	176-030	176-040	176-050	176-060	176	180

190	Total Assets	187-0600年间提出的
		The forest them.
311	Bank overdraft	三年 一年
312	Accounts payable <= 90 days	68518年,中国1818-8
513	Accounts payable > 90 days past due	
121	Accrued wage/payroll taxes payable	
322	Accrued compensated absences - current portion	"Sassamina 196"
324	Accrusa contrigency Bability	
325	Accrued interest payable	是不断不是上班明日
331-010	Accounts payable - HUD PHA Programs - Operating Subsidy	11、東京では、日本の日本の
331-020	Accounts payable - HUD PHA Programs - Capital fund	1 温電 でまではない。
331-030	Accounts payable - HUD PHA Programs - Other	1000 1000 1000 1000 1000 1000 1000 100
331	Accounts payable - HUD PHA Programs	一个一个一个一个一个一个一个一个一个一个一个一个一个一个一个一个一个一个一个
332	Accounts payable - Pila Projects	- 1 The state of t
333	Accounts payable - other government	S - FEET - 7-29,341.
11 6	Tenant secunity deposits	-\$96,6th; (,,,,,,,), S
342-010	Deferred revenue - Operating Subsidy	1 4 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1
342-020	Deferred revenue - Capita, lund	17. 1. 1. 1. 1. 1. 1. 1. 1. 1. 1. 1. 1. 1.
342-030	Deferred revenue - Other	1000年間に1000年
542	Deferred revenue	五四十二十二十二十二十二十二十二十二十二十二十二十二十二十二十二十二十二十二十二
343-010	(:PPP	1. 1. 1. 1. 1. 1. 1. 1. 1. 1. 1. 1. 1. 1
343 020	Capital Projects/ Mortgage Revenue	は、京都には、大田田田で 6
343	Current portion of long-term debt - capital projects/mortgage revenue bonds	Control of the second of the s
344	Current portion of long-term debt - operating borrowings	· · · · · · · · · · · · · · · · · · ·
Ψ) + † ΕΠ	Other current Labilities	
346	Accrued liabilities - other	中心,不是一种,
347	Inter program - due to	(5) 型型型 机型 49/045-1
348-010	Loan liability - current - Not For Profit	· · · · · · · · · · · · · · · · · · ·
348 020	Loan hability - current - Partnership	を記し
348-030	Loan hability - current - Joint Venture	· 上下 · · · · · · · · · · · · · · · · · ·

Totalibrojects	大学工作工作工作工作工作工作工作工作工作工作工作工作工作工作工作工作工作工作工作	是 人 語為斯斯斯斯斯斯斯斯斯斯斯斯斯斯斯斯斯斯斯斯斯斯斯斯斯斯斯斯斯斯斯斯斯斯斯斯		である。	S 148/085
Description	ability - current - Tax Credit	ability - current - Other	Comment	ability - current	
	Loan li	Loan lial	Other - (Loan lia	Total C
Line Item	348-040	348-050	348-060	348	3.0

351-010	And Astern dak	を 一
		正式の意式の程式の理論であ
35!-020	Long-term - Cap.iai Projects/ Mortgage Revenue	が発音散や 発音散や 発音を を 対象 で を で を で<
351	Capital Projects/ Mortgage Revenue Bonds	
352	Long-:em: debt, net of current - operating borrowings	
353	Non-current liabilities other	
35-1	Accrued compensated absences- Non-current	114.5
355-010	Loan liability - Non-current - Not For Profit	可達尼斯坦斯坦斯 18
355-020	Loan liability - Non-current - Partnership	The state of the s
335-030	Loan Eubility - Non-current - Joint Venture	
355-040	Loan liability - Non-current - Tax Credit	
355-050	Loan liability - Non-current - Other	
355-060	Other - Comment	The state of the s
355	Loan liability - Non-current	さんこと は 日本 は 日
356	FASB 5 Liabilities	がは、一般には、一般には、一般には、一般には、一般には、一般には、一般には、一般に
357	Accrued Pension and OPEB Liability	などにはいいという。
350	Total Non-Current Liabilities	5 22.361

. 808	Invested in capital assets, not of related deb:	-80岁(五年) 李月年(1808)
511 [Restricted Net Assets	The state of the s
:12.	Unicstricted Net Assets	したとは、大学の大学を表示している。
513	Total Equity/Net Assets	\$ 3,759,035

Total Liabilities

1.0F 0.00 THE RESERVE DE	TOLICAL CONTRACTOR
600 Total Liabilities and Equity/Net assets	

The Market	Linearization Company of the Company	Total Projects LA07400001 Fund Program Throgram
24		
79300	Net tenant rental revenue	्य का 309,772 व्यक्त अस्ति व्यक्ति अपन्ति । S
095(_	Tenantrevenue other	127 - [124, 339] 深知 [54, 347] 到24, 339
70500	Total Tenant Revenue	
70600 010	Housing assistance payments	1
70600 020	Ongoing administrative fees camed	4. 第2月 [3] [1] [1] [1] [1] [1] [1]
70600 C30	Hand to house fee revenue	一一一一, 体景的理解的 使马马克克
16) 00902	SS Coordinator	理品 品間
70600 (+1)	terusi independer t public accountant aunit costs.	1 - 1 - 1 - 1 - 1 - 1 - 1 - 1 - 1 - 1 -
7 600 050	iotal preliminary lets carred	
70600 (170)	All other received then describit in	2 1 2 2 2 2 2 2 2 2 2 2 2 2 2 2 2 2 2 2
70600	HUD PHA operating grants	
1 302	Capital grants	88 18 1 2 19 688 1 8 1 2 1 1 2 4 688 1 8 1 2 1 1 2 4 688 1 8 1 2 1 2 1 2 1 2 1 2 1 2 1 2 1 2 1
r.		- -
	אוקטיול בנויעון ו-נרי	
7.1723	Asset Manngement Lee	
0,470	30(k Nuching it.	1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1
70.40	אווי ביאיני ונד	7 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1
10707	Total Re Resemble	·
A 801	Oth Eoverim it grants	4 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1
71100 0:0	-1	7 7 7 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1
11100 020	Administralise is ce	
71100	Investment meanine unrestricted	II 470 1.S
()21,		A TOTAL
71300	Proceeds from disposition of 25 to 1 to	
(1)	- 1-	
010 0051	-+	
71.40 7	Franchistative ice	~ 1 - 5 - Fr /
4001	Oher resente	76,488
(180)	G in or less on sale of capa la seco	,
~10 DOOCE	1	9 79
72000 020	Administral ve Fcc	
{ 1,5,5	Investment income restricted	
7 1000	Total Recenue	S- 1,361,015 & 1,1361,015 % 1 1009,377 \$ 351,688
, 100	Administrative Su ames	-1-112,799, \$ 1
11201	Auditing fc s	4814 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1
91200	ฟริณลอุตกเทป f ณ	[[1]] 1] [] [] [] [] [] [] []
91310	Book Keeping Fee	11.1 元, 1,44 , 1514(15) 111 11
91400	Advertising and Alirketing	िड्राम्बर्गास्त्री क्षित्री हैं। इ.स.च्या
91-00	יאנוסיזא ר ודילה ב ישומות אות אונים אינטועות ו בילום אינטועות בילום אינטועות בילום אינטועות בילום אינטועות בילו	\$ 17 282582145 11128,568 558 558

202	The state of the s	* Potál Projects TA0740000011 Fund	Fund Program Program
91700	Legal Expense		SIA LAK
00816	Travel	一、「大学、「大学、「大学、大学、大学、大学、大学、大学、大学、大学、大学、大学、大学、大学、大学、大	58.373
91816	Allocated Overhead	本是其实是是非常是数5g 2gg 2gg 2gg 2gg 2gg 2gg 2gg 2gg 2gg 2	
20516	Other	· · · · · · · · · · · · · · · · · · ·	
00016	Total Operating-Administrative	(6000) 1000 100 83 (65年)	
92000	Asse: Management Fee		
92150	Tenant services - salaries		
92200	Relocation Costs		
92300	Employee benefit contributions - tenant services		
92:400	Tenant services - other	13。随时间的1000000000000000000000000000000000000	\$3,705
92500	Total Tenant Services		
93100	Water		8753
93200	Electricity	15.090 as such	815 090
93300	(jas	THE SHARE BY SHARE THE	2725
93400	Finel		
93500	Labor		
93600	Sewer		
93700	Employee henefit contributions - utilities		
03800	Other utilities expense		
63000	Total Utilities	SHIP 000:010 03:00 03:	######################################
94100	Ordinary maintenance and operations - lator	133	153
9.1200	Ordinary maintenance and operations - materials and other		581,440
94300-010	Ordinary Maintenance and Operations Contracts - Carbage and Trash Removal Contracts		
9-1300-130	Ordinary Maintenance and Operations Contracts - Heating & Coaling Contracts		272 100
94300-030	÷		621,526
94300-640	Ordinary Maintenance and Operations Contracts -		
94300-650			\$3,126
94300-200	Ordinary Maintenance and Operations Contracts - Unit Turnaround Contracts	4	\$3 820
94300-370	-+	HIS HOUSE OF 185 IN.	\$50
94300-080	-1	TSK是国际的现代中的时间中的时间的时间的100000000000000000000000000000000	\$6,251
9-1300-950	\rightarrow		
94300~100			
94300-110			
94300-120	+		
94300		加加S[880] [18]	
03556	Employee benefit contribution - ordinary maintenance	12.15.11.15.11.11.11.11.11.11.11.11.11.11.	\$61,094
94000	Total Maintenance	SHJEST 1259 726 [ISSUMM B09,1726.] [STEEL	399,776 STEEL STEEL
95100	Protective services - Jabor		
93200	Protective services - other contract casts		
335 <u>56</u>	Protective services - other		
9556	Employee benetifi contributions - protective services		
		The state of the s	_

Propure Insurance Propure	\$50,672
Mydymen's Comparation All delta insurance Premiums Other gentral expenses Compensated expenses Compensated expenses Sad deter - tena-ri ente ente Sad deter - tena-ri ente	\$90.672 \$24.268 \$12.154 \$12.047 \$12.047 \$10.881 \$10.881 \$10.881 \$10.881 \$10.881 \$10.881 \$10.881 \$10.881 \$10.881 \$10.881 \$10.881 \$10.881 \$10.881 \$10.881 \$10.881
Mushmen's Compensation All other Insurance Premiums Other general expenses Compensation becomes Sarmetia and useneses Sarmetia in the of thats Sad deet, clear of the Same Same Sad deet, other general Same Same Sad deet, other General Sapenses Bad deet, other General Sapenses Sad deet, other General Sapenses Bad deet, other General Sapenses Sad deet, other General Sapenses Bad deet, other General Sapenses Sad deet, other General Sapenses Sad deet, other General Sapenses Amortive Sapenses Batterial Sapenses Batterial Sabenses Sapenses Batterial Sabenses Batteri	\$12,154 \$12,154 \$12,154 \$12,047 \$10,881 \$10,881 \$3,058 \$3,058 \$1,05章 43,280 \$1,05章 43,280 \$1,05章 43,280 \$1,05章 43,280 \$1,05章 43,280 \$1,05章 43,056 \$1,05章 43,056 \$1,05\$ \$1
All other Insurance Premiums Other general expenses Compressible thereosy Compressible thereosy Savineties in their of thases Sad deter, enait refus Sad deter, enait cast Andre General Lapenses Extering Other General Lapenses Home General Lapenses Home General Lapenses All Other Home Court Lapenses Figure Other General Lapenses Figure Other General Lapenses Department Lapenses Other Lapenses	\$12,154 \$12,047 \$12,047 \$10,881 \$3,058 \$3,0
Total Justiance Premiums Othy gentral cypunes. Compensated ubsences. 2 agments in het, of taxis 3 ad deti - tena-it critis 3 ad deti - deningages Bard deti - morigages Bard deti - morigages Bard deti - morigages Amortivation of Bonds Pay in e and deti - morigages Constant Control Japaness Total Other General Lapeness Extend Ditter General Lapeness Extend Ditter Control Costs Total Operating Expense and Amortivation Cost Amortivation of Bond Asue Costs Extend Ditter Expense and Amortivation Cost Extend Ditter Control Costs Extend Ditter Control Costs Extend Ditter Costs Little Labor Over Over Operating Expenses Little Labor Over Ditter Costs Little Labor Over Ditter Costs Little Labor Over Labor Over Costs Labor Labor Over Labor Over Costs Labor Labor Over Labor Over Costs Little Labor Over Labor Over Costs Labor Labor Labor Labor Over Costs Labor Labor Labor Labor Over Costs Labor	\$12,047 \$10,881 \$10,881 \$3,058 \$3,05
Other general cypensss	\$29,341 \$10,881 \$3,058
Other general cypeness Compensated absences 2 dynnerisated absences 2 dynnerisated absences 3 and debt - tena-it entir 3 and debt - morragues 4 and debt - other 5 and debt - morragues 4 and debt - other 4 and debt - other 5 and debt - morragues 5 and debt - debt - morragues 5 and debt - debt - morragues 6 and debt - debt - morragues 7 and debt - morragues 8 and debt - morragues 9 and debt - morragues 1 and debt - mo	\$3,058 \$3
Compensated obsences 2 advantages 3 advantages 3 advantages 5 avantages 5 avantages 5 avantages 6 avantages 7 avantages 7 avantages 7 avantages 7 avantages 7 avantages 8 avantages 9 avantages 1 avantages 2 avantages 1 avantages 2 avantages 1 avantages	\$3.058 \$3.058 \$3.058 \$7.056 43.280 \$ 5.71
Severance cybers 3ad deet - tena.r *cnis 3ad deet - morigages Band deet - morigages Total Other General Lapenses Total Operating Expenses Extenses Revenue Over Operating Expenses Department Profection Department Profection Operating unasier 1 Operating unasier 1 Operating unasier 1 Operating unasier 1	\$3,0,881 \$3,058
Sad deet - tenair reng Bad dett - mortgages Bad dett - mortgages Bad dett - mortgages Bad dett - mortgages Bad dett - other Severance expense. Total Other General Expenses Amortization Class Total Interest Expense and Amortization Cust Total Operating Expenses Extraordinary municipance Classify losses - Nen-enpitalized Extraordinary municipance Classify losses - Nen-enpitalized Allowing to Work Tenant Folection Hoper IV Moyel V Tenant Folection All Other Divisional expenses Total Expenses	\$10,881 \$10,881 \$3,558 \$3,558 \$3,758
And dett - mortgages Bard debt - other Severance expense Total Other General Sapenses Amorivation of Bond Saue Coss Total Interest Expenses Extens Revenue Over Operating Expenses Extens Revenue Over Operating Expenses Extending Lypenses Extending Lypenses Extending Lypenses Extending Expenses Extending Expenses Extending Lypenses Extending Expenses Extending Lypenses	\$3.058 \$3.058 \$3.058 \$4.050 \$
Bart debt - other Severance expense Total Other General Lyperses Interest of Martegage (or Bonds) Pay it e Interest on Notes 2 stable is blead of selections of Bond issue Costs Total Operating Expense and Amortization Cost Total Operating Expenses Extens Revenue Over Operating Expenses Extending over Operating Expenses Hour-Own, Alip Littigation Hope IV Moving to Work Tempt Protection All Other Total Expenses Diversity only, 101 Cypers Total Expenses Diversity only, 101 Cypers Total Expenses Extending transfer in Operating transfer in	\$3,058 \$1,056
Severance expense Total Other General Lispenses Interest of Mantgeae for Bonds) Pay in c Indicate on Notes Payed (Short and Jung Term) Amortzation of Bonds Saue Coss Total Operating Expense and Amortivation Cost Total Operating Expenses Extens Revenue Over Operating Expenses Extens Revenue Over Operating Expenses Extens Revenue Over Operating Expenses Extensional R. S. very Home Payed Interest All Other Home Layene All Other Tenant Protability an Deplecation expenses Fair of Sess Decange union expenses Food Expenses Total Expenses Experimentation expenses Food Expenses Experimentation expenses Food Expenses	1.200 182380 1823 18
Total Other General Lippenses The land of the Control Lippenses Total Operating Expenses Extracolnery municance Country losses Extracolnery municance Country losses Extracolnery municance Country losses Extracolnery municance Country losses Littgalon Home-Own slip Littgalon Home-Own slip Littgalon Hope IV Mowing to Work Tennal Protection Another payments HAP Portablity-in Depending ussistance payments Internal Protection Another Control Expenses Diversing ussistance payments Total Expenses	(大学生 1982) 1873 (1973) (1973
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